

146.0

0002

0007.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

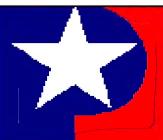
920,600 / 920,600

USE VALUE:

920,600 / 920,600

ASSESSED:

920,600 / 920,600


**Patriot**  
Properties Inc.
**PROPERTY LOCATION**

| No | Alt No | Direction/Street/City |
|----|--------|-----------------------|
| 61 |        | FISHER RD, ARLINGTON  |

**OWNERSHIP**

| Owner 1: | MOROSCO MYRA E/TRS        | Unit #: |  |
|----------|---------------------------|---------|--|
| Owner 2: | MYRA MOROSCO LIVING TRUST |         |  |
| Owner 3: |                           |         |  |

Street 1: 61 FISHER RD

Street 2:

Twn/City: ARLINGTON

|               |        |       |            |
|---------------|--------|-------|------------|
| St/Prov: MA   | Cntry: |       | Own Occ: Y |
| Postal: 02476 |        | Type: |            |

**PREVIOUS OWNER**

|          |                  |
|----------|------------------|
| Owner 1: | MOROSCO MYRA E - |
| Owner 2: | -                |

Street 1: 11535 NE 8TH AVE

Twn/City: MIAMI

|               |        |  |  |
|---------------|--------|--|--|
| St/Prov: FL   | Cntry: |  |  |
| Postal: 33161 |        |  |  |

**NARRATIVE DESCRIPTION**

This parcel contains 6,144 Sq. Ft. of land mainly classified as One Family with a Garrison Building built about 1937, having primarily Vinyl Exterior and 2272 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 1 HalfBath, 7 Rooms, and 3 Bdrms.

**OTHER ASSESSMENTS**

| Code | Descrip/No | Amount | Com. Int |
|------|------------|--------|----------|
|      |            |        |          |

**PROPERTY FACTORS**

| Item       | Code | Description | %   | Item    | Code | Description |
|------------|------|-------------|-----|---------|------|-------------|
| Z          | R1   | SINGLE FA   | 100 | water   |      |             |
| o          |      |             |     | Sewer   |      |             |
| n          |      |             |     | Electri |      |             |
| Census:    |      |             |     | Exempt  |      |             |
| Flood Haz: |      |             |     |         |      |             |
| D          |      |             |     | Topo    | 1    | Level       |
| s          |      |             |     | Street  |      |             |
| t          |      |             |     | Gas:    |      |             |

**LAND SECTION (First 7 lines only)**

| Use Code | Description | LUC Fact | No of Units | Depth / PriceUnits | Unit Type | Land Type | LT Factor | Base Value | Unit Price | Adj  | Neigh | Neigh Influ | Neigh Mod | Infl 1 | % | Infl 2 | % | Infl 3 | % | Appraised Value | Alt Class | % | Spec Land | J Code | Fact | Use Value | Notes |
|----------|-------------|----------|-------------|--------------------|-----------|-----------|-----------|------------|------------|------|-------|-------------|-----------|--------|---|--------|---|--------|---|-----------------|-----------|---|-----------|--------|------|-----------|-------|
| 101      | One Family  |          | 6144        |                    | Sq. Ft.   | Site      |           | 0          | 80.        | 0.98 | 9     |             |           |        |   |        |   |        |   | 483,454         |           |   |           |        |      | 483,500   |       |

**IN PROCESS APPRAISAL SUMMARY**

| Use Code | Land Size | Building Value | Yard Items | Land Value | Total Value | Legal Description | User Acct          |
|----------|-----------|----------------|------------|------------|-------------|-------------------|--------------------|
| 101      | 6144.000  | 433,400        | 3,700      | 483,500    | 920,600     |                   | 95854              |
|          |           |                |            |            |             |                   | GIS Ref            |
|          |           |                |            |            |             |                   | GIS Ref            |
|          |           |                |            |            |             |                   | Insp Date          |
|          |           |                |            |            |             |                   | 11/12/08           |
|          |           |                |            |            |             |                   | 111415!            |
|          |           |                |            |            |             |                   | PRIOR ID #1: 95854 |
|          |           |                |            |            |             |                   | PRIOR ID #2:       |
|          |           |                |            |            |             |                   | PRIOR ID #3:       |
|          |           |                |            |            |             |                   | PRINT Date Time    |
|          |           |                |            |            |             |                   | 12/11/20 01:35:20  |
|          |           |                |            |            |             |                   | LAST REV Date Time |
|          |           |                |            |            |             |                   | 06/01/17 10:06:30  |
|          |           |                |            |            |             |                   | mmcmakin           |
|          |           |                |            |            |             |                   | 111415             |
|          |           |                |            |            |             |                   | ASR Map:           |
|          |           |                |            |            |             |                   | Fact Dist:         |
|          |           |                |            |            |             |                   | Reval Dist:        |
|          |           |                |            |            |             |                   | Year:              |
|          |           |                |            |            |             |                   | LandReason:        |
|          |           |                |            |            |             |                   | BldReason:         |
|          |           |                |            |            |             |                   | CivilDistrict:     |
|          |           |                |            |            |             |                   | Ratio:             |

| PREVIOUS ASSESSMENT |     |     |            |           |           |            |             | Parcel ID     | 146.0-0002-0007.0 |            |
|---------------------|-----|-----|------------|-----------|-----------|------------|-------------|---------------|-------------------|------------|
| Tax Yr              | Use | Cat | Bldg Value | Yrd Items | Land Size | Land Value | Total Value | Asses'd Value | Notes             | Date       |
| 2020                | 101 | FV  | 433,400    | 3700      | 6,144.    | 483,500    | 920,600     | 920,600       | Year End Roll     | 12/18/2019 |
| 2019                | 101 | FV  | 310,700    | 3700      | 6,144.    | 453,200    | 767,600     | 767,600       | Year End Roll     | 1/3/2019   |
| 2018                | 101 | FV  | 310,700    | 3700      | 6,144.    | 374,700    | 689,100     | 689,100       | Year End Roll     | 12/20/2017 |
| 2017                | 101 | FV  | 310,700    | 3700      | 6,144.    | 344,500    | 658,900     | 658,900       | Year End Roll     | 1/3/2017   |
| 2016                | 101 | FV  | 310,700    | 3700      | 6,144.    | 314,200    | 628,600     | 628,600       | Year End          | 1/4/2016   |
| 2015                | 101 | FV  | 270,600    | 3700      | 6,144.    | 308,200    | 582,500     | 582,500       | Year End Roll     | 12/11/2014 |
| 2014                | 101 | FV  | 270,600    | 3700      | 6,144.    | 286,400    | 560,700     | 560,700       | Year End Roll     | 12/16/2013 |
| 2013                | 101 | FV  | 270,600    | 3700      | 6,144.    | 272,500    | 546,800     | 546,800       |                   | 12/13/2012 |

**SALES INFORMATION**

| Grantor         | Legal Ref | Type | Date      | Sale Code | Sale Price | V  | Tst | Verif | Notes |
|-----------------|-----------|------|-----------|-----------|------------|----|-----|-------|-------|
| MOROSCO MYRA E  | 36405-593 |      | 9/2/2002  | Family    |            | 10 | No  | No    |       |
| MOROSCO ANTHONY | 25687-202 |      | 9/27/1995 |           |            | 1  | No  | No    | F     |

**BUILDING PERMITS**

| Date      | Number | Descrip | Amount | C/O | Last Visit | Fed Code | F. Descrip | Comment        | Date       | Result       | By                             | Name    |
|-----------|--------|---------|--------|-----|------------|----------|------------|----------------|------------|--------------|--------------------------------|---------|
| 3/12/2015 | 233    | Manual  | 22,000 |     |            |          |            | Interior demo. | 5/26/2015  | Permit Insp  | PC                             | PHIL C  |
|           |        |         |        |     |            |          |            |                | 11/12/2008 | Meas/Inspect | 189                            | PATRIOT |
|           |        |         |        |     |            |          |            |                | 1/10/2000  | Inspected    | 263                            | PATRIOT |
|           |        |         |        |     |            |          |            |                | 11/16/1999 | Measured     | 153                            | PATRIOT |
|           |        |         |        |     |            |          |            |                | 1/1/1982   |              | CS                             |         |
|           |        |         |        |     |            |          |            |                |            | Sign:        | VERIFICATION OF VISIT NOT DATA | / / /   |

